

44-228 #3298  
44-227 #3297  
TRANSFER  
TAX  
AND  
44-226 #3296QUITCLAIM DEED WITHOUT COVENANT  
011927

KNOW ALL MEN BY THESE PRESENTS, that COASTAL SAVINGS BANK, a Corporation organized and existing under the laws of the State of Maine and having a place of business at Two City Center, in the City of Portland, in the County of Cumberland and State of Maine, for consideration paid, sells, grants, conveys, and forever releases to REDINGTON & CO., INC., of Brunswick, County of Cumberland, and State of Maine, whose mailing address is 31 Melden Drive, Brunswick, Maine, 04011, the three parcels of real estate in Waterville, County of Kennebec and State of Maine, described as follows:

Parcel A  
(35-37 Redington Street, Waterville, Maine)

A certain lot or parcel of land, with any buildings thereon, situated in the City of Waterville, in the County of Kennebec, and State of Maine, bounded and described as follows, to wit:

Beginning at a stone monument set in the ground in the northeasterly line of Redington Street at the southerly corner of land now or formerly of Leora Bisson; thence southeasterly in said Northeasterly line of Redington Street fifty-six (56) feet to an iron pin driven in the ground; thence northeasterly at right angles to said northeasterly line of Redington Street parallel with the southeasterly line of said Bisson's land sixty-three (63) feet to an iron pin driven into the ground; thence deflecting to the left angle of 42° 30', forty-two and five-tenths feet (42.5) to an iron pin driven in the ground; thence deflecting to the left an angle of 47° 30' and parallel with said northeasterly line of Redington Street twenty-four (24) feet to an iron pin driven in the ground in said northeasterly line of land of said Bisson; thence southwesterly in said Bisson's line twenty-three and five-tenths feet (23.5) to a stone monument set to an angle point in said Bisson's line; thence southwesterly in said Bisson's southeasterly line seventy-one feet (71) to the point of beginning.

Also, a right of way over a strip of land next southeasterly of the above described premises, five feet in width extending the entire length of the southeasterly side of said above described premises.

44-228  
44-227  
44-226

Also, a right of way to pass and repass and to turn teams and other conveyances over a triangle shaped piece of land lying easterly of the above described premises, and described as follows: Beginning at the northerly extremity of the third described line at an iron pin driven in the ground; thence southeasterly in a line parallel with said northeasterly line of Redington Street fifty (50) feet; thence westerly in a straight line to an iron pin driven in the ground at the northeasterly extremity of the second described line and in the center of said driveway; thence northerly in a straight line forty-two and five-tenths feet (42.5) to the point of beginning.

Being the same premises conveyed to Clifford Morissette and Jeanette Morissette by deed of Julia Fortin as dated August 3, 1973, and recorded in the Kennebec County Registry of Deeds in Book 1662, Page 266; the said Jeanette Morissette having become deceased on June 21, 1975.

Being a portion of the same premises conveyed by Richard J. Carey and Marie G. Carey to Coastal Savings Bank by mortgage deed dated June 30, 1989 and recorded in the Kennebec County Registry of Deeds in Book 3571, Page 401.

Parcel B  
(39-41 Redington Street, Waterville, Maine)

A piece or parcel of land with the building thereon situated in the City of Waterville, in the County of Kennebec, and State of Maine, and bounded and described as follows, to wit:

Beginning at an iron pin driven in the ground near the center of a driveway and at the northeasterly extremity of the southeasterly line of land conveyed to D. Fortin and Margaret M. Fortier by deed dated April 30, 1920; thence easterly and deflecting to the right from said southeasterly line of said Fortin's land forty-five degrees thirty minutes and forty-two (42) feet to an iron pin driven in the ground; thence southeasterly parallel with the northeasterly line of Redington Street about seventeen (17) feet to land of one Greaney; thence northeasterly in the northwesterly line of land of said Greaney and land of one Foster forty-seven (47) feet to a stone monument set in the ground at the southerly corner of land of the heirs of Manley Morrison; thence northwesterly in the southwesterly line of land formerly belonging to the heirs of Manley Morrison and the southwesterly line of land formerly belonging to Margaret M. Fortier, now deceased, ninety-two and seventy-five hundredths (92.75) feet to a stone monument placed in the ground in the easterly corner of land of Leora C. Bisson; thence southwesterly in the southeasterly line of land of Leora C. Bisson forty-five (45) feet to an iron pin driven in the ground at the northerly corner of said land conveyed to said

44-228  
44-22'  
44-226

D. Fortin by said Margaret M. Fortier; thence southeasterly parallel with said Redington Street and in the northeasterly line of land of said Fortin twenty-four (24) feet to an iron pin driven in the ground; thence southerly in the easterly line of land of said Fortin forty-two and five-tenths (42.5) feet to the point begun at. Together with a right of way in common with others over a strip of land ten (10) feet in width extending from Redington Street to the above-described parcel of land, the center line of which shall be the southeasterly line of land of said Fortin. Also a right of way over a strip of land four feet in width lying next southerly of the first described line of the premises herein conveyed and extending its entire length. Together with such exceptions and reservations as appear in deed of Lionel J. Poliquin to the said Helen S. Poliquin dated June 18, 1938, and recorded in the Kennebec County Registry of Deeds in Book 743, Page 431, and being the same premises conveyed by Warranty Deed of Helen S. Poliquin said deed dated December 31, 1953, and duly recorded at the Kennebec County Registry of Deeds.

Being that same premises conveyed to the said Clifford F. Morissette and Jeanette M. Morissette having become deceased on June 21, 1975.

Being a portion of the same premises conveyed by Richard J. Carey and Marie G. Carey to Coastal Savings Bank by mortgage deed dated June 30, 1989 and recorded in the Kennebec County Registry of Deeds in Book 3571, Page 401.

Parcel C  
(43-45 Redington Street, Waterville, Maine)

A certain lot or parcel of land situated in the City of Waterville, in the County of Kennebec, State of Maine, more particularly described as follows, to wit:

Beginning at a stone monument placed in the ground on the northerly line of Redington Street and at the southwesterly corner of land formerly owned by James Greaney, now deceased, and now or formerly owned by Katherine Greaney; thence westerly in said northerly line of Redington Street forty-seven (47) feet to land of Dieudonne Fortin; thence northerly along Dieudonne Fortin's easterly line of land sixty-three (63) feet to the apex of a small triangular piece of land used as a right of way; thence northeasterly along said triangle to the south line of land formerly belonging to Edman P. Fish, now deceased; thence easterly seventeen (17) feet to land of Katherine Greaney; thence southerly along westerly line of Katherine Greaney's land of point of beginning. Right of way in common with Dieudonne Fortin and heirs and assigns of Edman P. Fish, deceased, is hereby conveyed.

Being a portion of the same premises conveyed by Richard J. Carey and Marie G. Carey to Coastal Savings Bank by mortgage deed dated June 30, 1989 and recorded in the Kennebec County Registry of Deeds in Book 3571, Page 401.

Coastal Savings Bank acquired title by virtue of a Revised Order and Judgment of Foreclosure and Sale dated October 16, 1991, entered in Kennebec County Superior Court, Civil Action Docket No. CV-91-263, against RICHARD J. CAREY and MARIE G. CAREY, Defendants, pursuant to the terms of which, the period of redemption having expired, a public sale was duly held on April 14, 1992, at which Grantee herein was the highest bidder. Having complied with all terms of sale, Grantee is given this deed for the price bid and duly paid.

IN WITNESS WHEREOF, the said Coastal Savings Bank has caused this instrument to be sealed with its corporate seal and signed in its corporate name by Janet S. Ross, its Vice President, thereunto duly authorized, this 8th day of May, 1992.

SIGNED, SEALED AND DELIVERED  
IN THE PRESENCE OF:

W. H. L. Hand

COASTAL SAVINGS BANK

By:

Janet S. Ross  
Printed Name: Janet S. Ross  
Its Vice President

STATE OF MAINE  
CUMBERLAND, SS.

May 8, 1992

Then personally appeared the above-named Janet S. Ross, Vice President of said Grantor Corporation as aforesaid, and acknowledged the foregoing instrument to be his/her free act and deed in his/her said capacity, and the free act and deed of said Corporation.

Before me,

W. H. L. Hand  
Notary Public/Attorney at Law  
Printed Name: Donald N. Ward

RECEIVED KENNEBEC SS.

1992 MAY 15 PM 1:53

ATTEST: Theresa Rose Moore  
REGISTER OF DEEDS

44-228  
44-227  
44-226